



Community Development - Planning Division
501 SW Madison Avenue
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PRE-NOTIFICATION
February 9, 2016

TOPIC: **“Willamette Business Park” Comprehensive Plan Amendment, Zone Change, and Major Planned Development Modification (CPA14-00002/ZDC14-00004/PLD15-00008)**

Dear Resident, Neighborhood Association, Concerned Citizen or Group:

The City's Land Development Code includes pre-notification of pending land use hearings to individuals or organizations that have indicated a desire to know about development proposals early in the application process.

This pre-notification informs you that a development application has been received and that the materials submitted are available for your review. In addition, the following summary is provided:

DECISION MAKING BODY: Planning Commission

HEARING LOCATION: Downtown Fire Station Meeting Room
400 NW Harrison Blvd. (2nd Floor)

HEARING DATE: Wednesday, March 2, 2016 at 7:00 p.m.
(*TENTATIVE DATE*)

OWNER: Corvallis Industrial Park, LLC
P.O. Box 13969
Salem, OR 97339

APPLICANT: Devco Engineering, Inc.
245 NE Conifer Blvd.
Corvallis, Oregon 97339

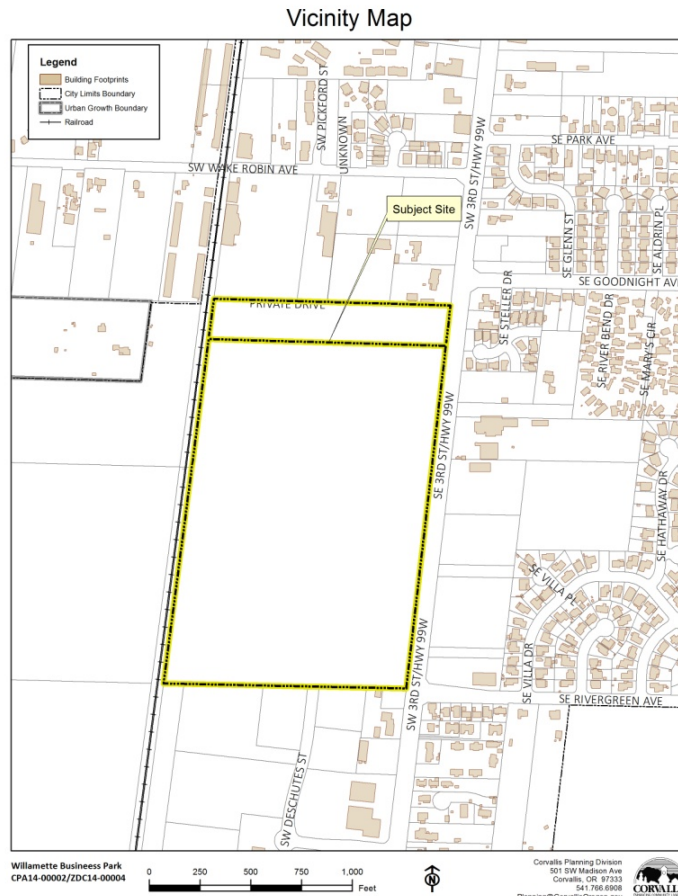
SUBJECT SITE LOCATION:

The 50.69 acre subject site is located on the west side of SW 3rd Street/Highway 99W, south of the intersection of SE Goodnight Avenue and SW 3rd Street/Highway 99W. The site is identified on Benton County Assessor's Map 12-5-11CC, Tax Lot 600 and Map 12-5-14, Tax Lot 16500.

(FOR MORE INFORMATION, SEE REVERSE SIDE)

PROPOSAL:

The Applicant requests a Comprehensive Plan Amendment, Zone Change, and Major Planned Development Modification. The Comprehensive Plan designation would change from General Industrial and Limited Industrial-Office to Medium Density Residential. The zones would change from General Industrial (GI) and Limited Industrial-Office (LI-O) with a Planned Development (PD) overlay to Medium Density Residential (RS-9) with a PD Overlay.



The Project File may be viewed on-line at the link below:

<http://archive.corvallisoregon.gov/Browse.aspx?dbid=0&startid=509498>

WHOM TO CONTACT FOR MORE INFORMATION:

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Mail and distribute: February 9, 2016